

00 0480392

GRANT DEED

RECORDING REQUESTED BY  
Boeing Realty Corporation

WHEN RECORDED, MAIL TO:

Boeing Realty Corporation  
4060 Lakewood Blvd. 6<sup>th</sup> Floor  
Long Beach, CA 90808

Attention: DeDe Soto

MAIL TAX STATEMENTS TO ADDRESS ABOVE

TRANSFER TAX  
NOT A PUBLIC RECORD

(Space above for Recorder's Use Only)

Parcel No. 7 of Tract 52172-02

CITY OF LOS ANGELES, COUNTY OF LOS ANGELES,  
STATE OF CALIFORNIA

[Statement Of Tax Due and Request that Stamps not be Made Part of the Permanent Record to be  
filed separate from the Grant Deed.]

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
BOEING REALTY CORPORATION, a California corporation, formerly known as  
MCDONNELL DOUGLAS REALTY COMPANY ("Grantor"), hereby GRANTS to 19481  
HARBOR GATEWAY, LLC, a California limited liability company ("Grantee"), the real  
property in the City of Los Angeles, County of Los Angeles, State of California, described as  
follows:

*Lot*  
~~Parcel~~ 7 of Tract 52172-02, as filed in Book 1238, Pages 17-22, inclusive of  
*Tract* ~~Parcel~~ Maps, in the Official Records of the County of Los Angeles, State of  
California.

SUBJECT TO:

TRANSFER TAX  
NOT A PUBLIC RECORD

DOCUMENT TRANSFER TAX ☒

☐ COMPUTED ON FULL VALUE OF PROPERTY CONVEYED

☐ OR COMPUTED ON FULL VALUE LESS LIENS AND  
ENCUMBRANCES REMAINING AT TIME OF SALE.

*[Signature]*  
Signature of Declarant or Agent determining tax. Firm Name

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3/27/00 (1)

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3. All rights or interests discoverable by inquiry of parties in possession and/or all rights or interests which would be disclosed by an inspection of the property conveyed hereby.

By accepting this Deed, the grantee hereunder (on behalf of itself, its successors and assigns and all future owner(s) and/or lessee(s) of any interest(s) in the real property conveyed hereby or any portion hereof) covenants and agrees that it shall not cause or permit at any time the total Floor Area Ratio as to any parcel(s) conveyed hereby (or future reconfiguration(s) of same) to exceed 0.48. This covenant shall run with the real property conveyed hereby and be binding upon and specifically enforceable against any present or future owner(s) and/or lessee(s) of any interest(s) in the real property conveyed hereby or any portion hereof. The grantor hereunder reserves the right to enforce this covenant and/or assign the rights to enforce the same to any person(s) or entity(ies) at any time(s) and from time to time.

**IN WITNESS WHEREOF**, the undersigned has caused this instrument to be executed as of the date indicated.

DATED: 3-28, 2000

BOEING REALTY CORPORATION,  
a California corporation,  
formerly known as  
MCDONNELL DOUGLAS REALTY COMPANY

By:



Its:

STEPHEN J. BARKER

DIRECTOR-BUSINESS OPERATIONS

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BOE-C6-0095568

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

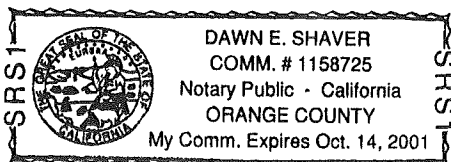
County of Los Angeles } ss.

On March 28, 2000, before me, Dawn E. Shaver, Notary Public,  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Stephen J. Barker,  
Name(s) of Signer(s)

☒ personally known to me  
☐ proved to me on the basis of satisfactory evidence

to be the person~~(s)~~ whose name~~(s)~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity~~(ies)~~, and that by his/~~her~~/their signature~~(s)~~ on the instrument the person~~(s)~~, or the entity upon behalf of which the person~~(s)~~ acted, executed the instrument.



WITNESS my hand and official seal.

Dawn E. Shaver  
Signature of Notary Public

Place Notary Seal Above

## OPTIONAL

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

### Description of Attached Document

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

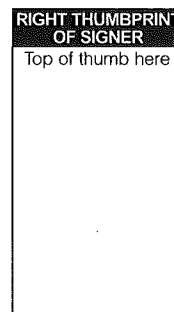
Signer(s) Other Than Named Above: \_\_\_\_\_

### Capacity(ies) Claimed by Signer

Signer's Name: \_\_\_\_\_

- ☐ Individual
- ☐ Corporate Officer — Title(s): \_\_\_\_\_
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney in Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_



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